

WSEC Minority Report
Lighting Power Allowance Analysis and Recommendations

Project Name	Project Size	Designed W/sf		Comments
AUTOMOTIVE FACILITY				
		1.15	Average	MINORITY REPORT LPA RECOMMENDATION: 0.85 5.6% Reduction
Log # 09-064 (ML) proposed LPA: 0.77				
Log # 09-054 (JH) proposed LPA: 0.79				
L/J	23082	1.30		
L/J/K	85722	1.30		
Island Transit Base Expansion	17095	0.86		Size includes only bus maintenance bays. Does not include plug load dock lights at roll-up doors
CONVENTION CENTER				
		2.15	Average	MINORITY REPORT LPA RECOMMENDATION: 1.10 8.3% Reduction
Log # 09-064 (ML) proposed LPA: 0.99				
Log # 09-054 (JH) proposed LPA: 1.16				
Washington State Convention & Trade Center	78312	1.67		
Meydenbauer		2.62		50' Ceiling Height
COURTHOUSE				
		1.25	Average	MINORITY REPORT LPA RECOMMENDATION: 1.10 8.3% Reduction
Log # 09-064 (ML) proposed LPA: 0.95				
Log # 09-054 (JH) proposed LPA: 1.08				
Federal Courthouse, Seattle		1.50		
Nakamura Courthouse	139667	1.30		Construction Complete
Maricopa County Courthouse	465569	0.95		In Design
CAFETERIAS, FAST FOOD ESTABLISHMENTS, RESTAURANTS/BARS				
		1.35	Average	MINORITY REPORT LPA RECOMMENDATION: 1.20 7.7% Reduction
Log # 09-064 (ML) proposed LPA: 1.03				
Log # 09-054 (JH) proposed LPA: 1.19				
Earl's Restaurant - Lincoln Square, Bellevue	13908	1.41		High ceilings ranging between 14' - 23'
Blue C/Boom Noodle - Bellevue Square	9312	1.36		Ceilings ranging between 9' - 21'
Howie's Steakhouse - Bravern, Bellevue	7152	1.27		Ceilings ranging between 10.5' - 15.5'
DORMITORY				
		0.81	Average	MINORITY REPORT LPA RECOMMENDATION: 0.85 15.0% Reduction
Log # 09-064 (ML) proposed LPA: 0.63				
Log # 09-054 (JH) proposed LPA: 0.96				
WWU Buchanan Hall	15000	0.85		
WSU Olympia Ave Student Housing	62009	0.76		
DWELLING UNITS				
		2.08	Average	MINORITY REPORT LPA RECOMMENDATION: 1.00 - Reduction
Log # 09-064 (ML) proposed LPA: NOT INCLUDED				
Log # 09-054 (JH) proposed LPA: 1.0 - NEW CATEGORY				
Olive 8 - one bedroom condo		3.33		Mostly incandescent
Bravern - one bedroom condo		2.50		Mostly incandescent
Olive 8 - Standard King		1.71		Mostly incandescent
Bellevue Hyatt		0.78		Mostly fluorescent

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EXERCISE CENTER Log # 09-064 (ML) proposed LPA: 0.89 Log # 09-054 (JH) proposed LPA: 0.92				
		1.10	Average	MINORITY REPORT LPA RECOMMENDATION: 0.95 5.0% Reduction
Be Luminous Yoga Studio	4658	1.53		Project includes retail component
24 Hour Fitness - Issaquah	43985	1.04		
24 Hour Fitness - Everett	43874	0.99		
24 Hour Fitness - Vancouver, WA	45019	0.98		
24 Hour Fitness - Kent	45596	0.98		
GYMNASIA, ASSEMBLY SPACES Log # 09-064 (ML) proposed LPA: 0.86 Log # 09-054 (JH) proposed LPA: 1.0 - NO CHANGE				
		1.18	Average	MINORITY REPORT LPA RECOMMENDATION: 0.95 5.0% Reduction
UPS Memorial Fieldhouse	31980	1.45		80 fc required, dimming fluorescent and pulse start metal halide
Mercer Island Boys & Girls Club Gym	1640	1.10		High ceiling
Lynnwood HS	12000	1.00		50 fc required, T5HO fluorescent with automatic daylight dimming
HEALTH CARE CLINIC Log # 09-064 (ML) proposed LPA: 0.84 Log # 09-054 (JH) proposed LPA: 0.89				
		1.04	Average	MINORITY REPORT LPA RECOMMENDATION: 1.00 0.0% Reduction
PAMF, gracious exam rooms	126920	1.19		Excludes lighting for examinations and medical equipment lighting
Evergreen Neurosciences Clinic	33910	1.08		
PAMF	126920	1.05		Excludes lighting for examinations and medical equipment lighting
Bellevue Children's Hospital		0.85		Excludes lighting for examinations and medical equipment lighting
HOSPITAL, NURSING HOMES, AND I-1 & I-2 OCCUPANCIES Log # 09-064 (ML) proposed LPA: 1.09 Log # 09-054 (JH) proposed LPA: 1.08				
		1.12	Average	MINORITY REPORT LPA RECOMMENDATION: 1.20 0.0% Reduction
Swedish Orthopedic Institute	116769	1.36		No fluorescent dimming, limited MR16 dimming where required in patient rooms. Excludes lighting for examinations and medical equipment lighting
PAMF Hospital	181962	1.21		Excludes lighting for examinations and medical equipment lighting
Providence Everett		1.06		
CWH		0.83		
HOTEL/MOTEL Log # 09-064 (ML) proposed LPA: 1.0 - NO CHANGE Log # 09-054 (JH) proposed LPA: 1.0 - NO CHANGE				
		1.06	Average	MINORITY REPORT LPA RECOMMENDATION: 1.00 0.0% Reduction
Bellevue Hyatt	175000	1.40		Fluorescent and CMH
Olive 8	175000	0.94		Fluorescent and CMH
Bravern (Condo)	100000	0.85		Fluorescent and CMH

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LABORATORY SPACES				
		1.72	Average	MINORITY REPORT LPA RECOMMENDATION: 1.62 10.0% Reduction
Log # 09-064 (ML) proposed LPA: DELETED CATEGORY				
Log # 09-054 (JH) proposed LPA: 1.62				
Genetics Lab	1864	2.08		Clean room requirements, high light level requirements, no room for task lighting
Genetics Lab	271	2.01		Vivarium with class 100K cleanroom requirements, no room for task lighting
WSU Biotech	10591	1.88		
ZymoGenetics Davies Building	1198	1.74		Clean room requirements, high light level requirements, no room for task lighting
St Joseph Hospital Clinical Labs	9372	1.37		Task lights used for fine-acuity tasks on counter surfaces
Novo Nordisk @ Fairview Research	2112	1.24		Minimal clean room requirements, high light level requirements, no room for task lighting
LAUNDRIES				
				MINORITY REPORT LPA RECOMMENDATION: 1.20 0.0% Reduction
Log # 09-064 (ML) proposed LPA: 1.20 - NO CHANGE				
Log # 09-054 (JH) proposed LPA: 1.20 - NO CHANGE				
LIBRARIES				
		1.26	Average	MINORITY REPORT LPA RECOMMENDATION: 1.20 7.7% Reduction
Log # 09-064 (ML) proposed LPA: 1.10				
Log # 09-054 (JH) proposed LPA: 1.13				
Roslyn Library	2143	1.65		In Design
Bellingham Public Library	3386	1.38		
Sammamish Library	18480	1.30		In Construction
Fort Vancouver Regional Library	73638	1.22		In Design
Burien Library & City Hall	45471	1.15		
University Place Library	15330	0.88		
MANUFACTURING FACILITY				
		2.35	Average	MINORITY REPORT LPA RECOMMENDATION: 1.20 7.7% Reduction
Log # 09-064 (ML) proposed LPA: 0.97				
Log # 09-054 (JH) proposed LPA: 1.24				
Boeing Renton Facility	257400	3.60		90' ceiling height, 750W MH highbay fixtures
Pacific Mobile Shop Building	7115	1.10		Size and wattages includes some offices and storage loft.
MUSEUM				
		1.12	Average	MINORITY REPORT LPA RECOMMENDATION: 1.00 9.1% Reduction
Log # 09-064 (ML) proposed LPA: 0.87				
Log # 09-054 (JH) proposed LPA: 1.04				
Wing Luke	43099	1.13		Construction Complete
Bellingham Children's Museum	32342	1.10		

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Project Name	Project Size	Designed W/sf	Average	Comments
OFFICE		0.88	Average	MINORITY REPORT LPA RECOMMENDATION: 0.91 9.0% Reduction
Log # 09-064 (ML) proposed LPA: 0.86		0.85	Open office average	
Log # 09-054 (JH) proposed LPA: 0.91		1.03	Private office average - more than 15% of area is private office	
Microsoft B92	184145.3	1.16		Multi-use project - office mods, retail, library, visitor's center
DWT	140471	1.03		>20% private office
1260 Mercer Ph 2	18600	1.03		26% private office
BMGF Expansion	40288	1.02		23% private office
1260 Mercer Ph 1	48831	0.93		20% private office
Watermark office		1.07		Open office w/ focus rooms for meetings.
1600-1	19734	0.99		
Amazon Exchange 2	96994	0.98		Design of Amazon projects not yet complete
Skanska	24341	0.97		Partition heights approximately 7'-0"
1260 Mercer Ph 3	25574	0.96		
VERIZON	18299	0.96		
Amazon Exchange 4	133480	0.91		Design of Amazon projects not yet complete
1600-2	44349	0.91		
BCH	24545	0.90		
Amazon Block 26	136940	0.87		Design of Amazon projects not yet complete
1910 Fairview	28092	0.84		14% private office
223 Yale	71433	0.82		
Amazon Phase3 32S	88532	0.81		Design of Amazon projects not yet complete
Amazon Exchange 5	118829	0.80		Design of Amazon projects not yet complete
Boeing Renton: Center Tower S	61686.6	0.78		Boeing projects atypical - 50' wide floorplate with continuous windows preclude IES recommended accent lighting
Boeing Renton: Center Tower N	23402	0.76		
Heritage office bldg		0.75		Majority open office
Boeing Renton: East Tower	58347	0.73		
Amazon Phase3 32N	121384	0.72		
Boeing Renton: West Tower	58787.6	0.68		Boeing projects atypical - 50' wide floorplate with continuous windows preclude IES recommended accent lighting
Boeing Everett - combined projects	370231	0.58		
PARKING GARAGE		0.21	Average	MINORITY REPORT LPA RECOMMENDATION: 0.20 0.0% Reduction
Log # 09-064 (ML) proposed LPA: 0.2 - NO CHANGE				
Log # 09-054 (JH) proposed LPA: 0.15				
King County Metro Park & Ride	108862	0.14		In construction
Burien Library & City Hall Parking Garage	19454	0.27		
PENITENTIARY & OTHER GROUP I-3 OCCUPANCIES		0.77	Average	MINORITY REPORT LPA RECOMMENDATION: 0.90 10.0% Reduction
Log # 09-064 (ML) proposed LPA: 0.86				
Log # 09-054 (JH) proposed LPA: 0.90				
Snohomish County Jail	299977	0.77		Predominantly fluorescent and compact fluorescent sources

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POLICE/FIRE STATIONS				
Log # 09-064 (ML) proposed LPA: 0.84		1.06	Average	MINORITY REPORT LPA RECOMMENDATION: 0.90 10.0% Reduction
Log # 09-054 (JH) proposed LPA: 0.89				
NS	23337	1.40		
21	12475	1.10		
CHAM	23595	1.09		
BC	3660	1.02		
LS	3650	1.02		
DV	2335	1.00		
MS	12364	1.00		
LS	3657	1.00		
23	11762	1.00		
1.4	12232	1.00		
1.2	5120	1.00		
POST OFFICES				
Log # 09-064 (ML) proposed LPA: 1.02			Average	MINORITY REPORT LPA RECOMMENDATION: 1.00 9.1% Reduction
Log # 09-054 (JH) proposed LPA: 0.98				
RETAIL, ETC				
Log # 09-064 (ML) proposed LPA: 1.33		1.22	Average	MINORITY REPORT LPA RECOMMENDATION: 1.33 11.3% Reduction
Log # 09-054 (JH) proposed LPA: 1.32				Minority Report recommendation is to include Footnote 10 revisions as proposed in Log #09-064
North Park Mall		1.80		60' Ceiling height for concourse
Bartell's Bank of California	14105	1.42		24'-6" ceiling height for 25% of area
Banner Bank	8303	1.34		
Gymboree @ Bellevue Square Kid's Court	2758	1.18		
The Oaks Mall	154542	1.17		Construction Complete
Wells Fargo Bank - Evergreen	4661	1.08		
Bellevue Square Kid's Court	7255	1.04		Part of mall concourse
Wells Fargo Bank - Ferndale	3372	1.00		
Fox Hills		0.94		

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SCHOOL BUILDINGS				
Log # 09-064 (ML) proposed LPA: 0.97				
Log # 09-054 (JH) proposed LPA: 1.01				
UW Business School	127761	1.15		In construction
North Seattle Community College		1.58		Open office (individual office computed space by space method)
		1.20		Small office (individual office computed space by space method)
		1.07		Small classroom (individual classroom space by space method)
		0.96		Large classroom (individual classroom space by space method)
		1.12		(Average of all spaces computed, whole building method)
South Puget Sound Community College		1.10		Small office (individual office computed space by space method)
		1.16		Restroom (individual restroom computed space by space method)
		0.93		Large classroom (individual classroom space by space method)
		1.14		Corridor (individual corridor computed space by space method)
		0.63		Large Open Ofc (individual office computed space by space method)
		0.92		(Average of all spaces computed whole building method)
		0.78		Average with low ballast factor ballast and high lumen output lamps
		0.92		Average without special ballast/lamp system
THEATER, MOTION PICTURE				
Log # 09-064 (ML) proposed LPA: 0.84				
Log # 09-054 (JH) proposed LPA: 1.18				
THEATER, PERFORMING ARTS				
Log # 09-064 (ML) proposed LPA: 1.25				
Log # 09-054 (JH) proposed LPA: 1.46				
Cascadia Community College	56469	1.15		
UW Playhouse	11860	0.85		
TRANSPORTATION				
Log # 09-064 (ML) proposed LPA: 0.80				
Log # 09-054 (JH) proposed LPA: 0.85				
Fairbanks International Airport	149400	0.65		
Albuquerque Sunport Retrofit (projected)	574000	0.55		
WAREHOUSES				
Log # 09-064 (ML) proposed LPA: 0.66				
Log # 09-054 (JH) proposed LPA: 0.65				
WORKSHOP				
Log # 09-064 (ML) proposed LPA: 1.20				
Log # 09-054 (JH) proposed LPA: 1.20				
Kasch Park Casino Road Building	11987	1.05		Includes main shop area only. 24.5 ft ceiling, fixtures suspended at 18' AFF, lit to 50 fc maintained

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MAIN FLOOR LOBBIES		1.73	Average	MINORITY REPORT LPA RECOMMENDATION: 1.10 8.3% Reduction
Log # 09-064 (ML) proposed LPA: 1.09				
Log # 09-054 (JH) proposed LPA: 1.20 - NO CHANGE				
Watermark		4.70		High end hospitality design
Battelle		4.10		22' ceiling height
Boeing Everett Restroom	637	2.77		
Tacoma Center for Urban Waters		1.16		
Washington Mutual	27127	1.00		
520	3500	0.99		
Kenmore City Hall		0.95		
Mercer Island Boys and Girls Club		0.93		
ISB	300	0.86		
WWU Buchanan Hall		0.86		
MOSS	2668	0.68		
COMMON AREAS, CORRIDORS, ELEVATOR LOBBIES, ETC		0.91	Average	MINORITY REPORT LPA RECOMMENDATION: 0.80 0.0% Reduction
Log # 09-064 (ML) proposed LPA: 0.80 - NO CHANGE				
Log # 09-054 (JH) proposed LPA: 0.70				
Watermark		1.65		
WSU Student Housing		1.40		
NorthPark Mall Common Areas		1.00		
WWU Buchanan Hall		0.78		
Kenmore City Hall		0.73		
Tacoma Center for Urban Waters		0.71		
Battelle		0.68		
Mercer Island Boys and Girls Club		0.68		
2201 9th Ave	180	0.56		